

**File #:** 2020-119

**Owner's Name:** Patrick Garvey

**Applicant:** Patrick Garvey

**Agent:** N/A

**Type of Application:** ROW Abandonment

**Key:** Big Pine Key

**RE:**  
00250680-000000  
00111070-000400  
00250660-000000

## **Additional Information added to File 2020-119**

**End of Additional File 2020-119**

APPLICATION  
MONROE COUNTY  
PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT



Right-of-Way Abandonment Application

An application must be deemed complete and in compliance with the Monroe County Code by the Staff prior to the item being scheduled for review.

Right-of-Way Abandonment Application Fee: \$1,890.00

In addition to the application fee, the following fees also apply:  
Advertising Costs: \$245.00

Date of Application: 7 / 23 / 20  
Month Day Year

Applicant / Agent Authorized to Act for Property Owner: (Agents must provide notarized authorization from all property owners.)

Patrick B Garvey

Applicant (Name of Person, Business or Organization)

Name of Person Submitting Application

19905 344th St, Homestead, FL 33034

Mailing Address (Street, City, State and Zip Code)

305-923-6663

Work Phone

Home Phone

Cell Phone

patrickbgarvey@gmail.com

Email Address

Property Owner / Applicant: (Business/Estate/Joint-ownership must include documents showing who has legal authorization to sign.)

Patrick B Garvey

Name of Person, Business or Organization

Patrick Garvey

Contact Name

19905 344th St, Homestead, FL 33034

Mailing Address (Street, City, State and Zip Code)

305-923-6663

Work Phone

Home Phone

Cell Phone

patrickbgarvey@gmail.com

Email Address

Description of right-of-way to be abandoned:

Lots 5, 6, 7, 8, 13, 14, 15 & 16 of Block 1 Pine Hammock  
and Tract D of Pine Hammock

## APPLICATION

Applicant seeks the abandonment for the following reasons:

The road divided applicant's property thus the property is not contiguous. This interferes with all utilities to service the 30765

Legal Description of Property: (If in metes and bounds, attach legal description on separate sheet.)

Block 7 5, 6, 7, 8, 13, 14, 15, 16 Pine Hammock Big Pine Key  
Block Lot Subdivision Key

00250680-00000/00111070-00400/00250660 1322466/11316/13228940  
Real Estate (RE) Number Alternate Key Number

258 Cunningham Ln, Big Pine Key, FL 33043 MM 31  
Street Address (Street, City, State & Zip Code) Approximate Mile Marker

Total land area of the right-of-way to be abandoned: 6,085.84 sq feet

Present use of the right-of-way to be abandoned: private & public land; road is not used

Proposed use of the right-of-way to be abandoned: make private land contiguous; more trees

Granting a right-of-way abandonment is based on specific criteria within Section 19-1 of the Monroe County Code (copy of the code is attached to this application). Please read the Code carefully in order to provide appropriate justification for granting the right-of-way abandonment.

1. Demonstrate the right-of-way is no longer required for public use and that the abandonment will not adversely affect public safety or have a negative impact on County streets or public or private utility facilities: The road has never been in use. The road to be abandoned runs through private & public lands, trees, fences fill the road. Currently the road is not accessible.

- |   |   |  |
|---|---|--|
| 2. Does the right-of-way provide public access to land on open water?   | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 3. Does right-of-way end on a body of open water?   | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 4. Will the abandonment hinder public access to the water?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 5. Are all adjacent property owners in agreement with this petition?<br><i>If yes, attach notarized agreement letter from each owner.</i> | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No            |
| 6. Is the right-of-way abandonment located at the end of a street?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 7. Is the right-of-way abandonment part of a current turnaround area?   | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 8. Is a turnaround required?<br>a. If yes, is the turnaround shown on the survey?   | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 9. Is the right-of-way paved, open to traffic?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 10. Are there any structures within the required setbacks?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 11. If so, what is the structure and when was it built?   |   |  |
| 12. Is the abandonment requested by a public or governmental agency?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| 13. If so, what public purpose will the abandonment serve?  |   |  |



## APPLICATION

14. An end of a road right-of-way abandonment requires adequate turning radius for public safety vehicles.

**Please refer to the Proof of Coordination (page 8).**

- |  |                              |  |
|--|------------------------------|--|
| a. Have you coordinated with Monroe County Engineering Services? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| b. Have you coordinated with the Monroe County Fire Marshal?     | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| c. Have you coordinated with the Monroe County Sheriff's Office? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |

15. Abandonment applications must include written statements (dated within **90** days prior to the application submission date) from all public and private utilities servicing the property (including cable, electric, sewer, telephone, and water) stating any objections or required conditions to the proposed abandonment.

- |  |   |  |
|--|---|--|
| a. Do you have comment letter from Keys Energy or Electric Co Op?                  | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No            |
| b. Do you have comment letter from Florida Keys Aqueduct Authority?                | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No            |
| c. Do you have comment letter from Comcast?  | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| d. Do you have comment letter from AT&T?   | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No            |
| e. Do you have comment letters from any other utilities? (i.e., KW Resort Utility) | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |
| f. Are easements or utility relocations required by any of the utilities?          | <input type="checkbox"/> Yes            | <input checked="" type="checkbox"/> No |

**A Utility Agreement will be required for relocation of utilities.**

**All of the following items must be included in order to have a complete application submission:**

(Please check the box as each required item is attached to the application.)

- ☒ **Complete right-of-way abandonment application** (unaltered and unbound)
- ☒ **Correct fee** (check or money order payable to *Monroe County Planning & Environmental Resources*)
- ☒ **Legal description of the portion of the right-of-way to be abandoned in metes and bounds**
- ☒ **Proof of ownership of the Applicant's property(s)** (i.e., Warranty Deed)
- ☐ **Notarized Agent Authorization Letter** if using an agent to act on Applicant's behalf. An authorization is needed from all owners of the subject property.
- ☒ **Current Property Record Card(s) from the Monroe County Property Appraiser for the Applicant's property**
- ☒ **Location map** (i.e., copy of strip map, aerial photograph)
- ☒ **Photograph(s) of the right-of-way to be abandoned**
- ☒ **Copy of Recorded Plat** that dedicated Right-of-Way to the County
- ☒ **Title Certification** (prepared not more than 90 days prior to application submission specifying language from the plat that dedicated the right-of-way and the County's interest in the right-of-way).
- ☒ **Signed and Sealed Survey of right-of-way to be abandoned and all adjoining properties, prepared by a Florida registered surveyor – 5 sets (Survey should be dated within 180 days prior to the date of application submission.** The survey shall depict the precise location and dimensions of the area to be vacated and text from the recorded plat that dedicated the right-of-way. The survey shall also depict all parcels of land within 200 feet of the subject right-of-way and all public and private easements, public utility facilities and private franchise facilities located in or upon said right-of-way as well as the dimensions of all existing structures, paved areas and utility structures; and all bodies of water on the site and adjacent to the site. The portion of the right-of-way to be abandoned should be marked with diagonal lines and the applicant's property should be clearly delineated. If a turnaround is required, the survey must show the proposed location and dimensions).
- ☒ **Proof of Coordination** from Monroe County Engineering Services, Monroe County Fire Marshal, and Monroe County Sheriff's Office.
- ☒ **Letters from all utility companies** (written statement from all public and private utilities servicing the subject property **dated not more than 90 days prior** to the date of submission of the application, including water, sewer,

### APPLICATION

electric, telephone, and cable television which state any objection or required conditions to the proposed abandonment).

☒ **Letters of "No Objection" from all affected property owners** (an affected property owner is one who would have a means of access to his or her property affected as a result of the abandonment or one whose property abuts the portion of the roadway to be abandoned); **Please note: If a property is owned jointly, all owners must sign. If the property is part of an estate, proof of authority to sign is required.**

☐ **A UTILITY AGREEMENT IS REQUIRED** when a utility requires relocation of a utility's property. Please contact the County prior to submitting this application for a copy of the agreement.

☐ **IF A CUL-DE-SAC OR "T-TYPE" TURNAROUND IS REQUIRED** to be constructed, it will be the responsibility of the Applicant to construct. The application should include the "Turnaround Construction Agreement" to construct either the cul-de-sac or "T-type" turnaround per County Standard Specifications and Details. Please contact the County prior to submitting this application for a copy of the agreement.

Is there a pending code enforcement proceeding involving all or a portion of the parcel proposed for development?

☐ Yes ☒ No Code Case file # \_\_\_\_\_ Describe the enforcement proceedings and if this application is being submitted to correct the violation: \_\_\_\_\_

**If deemed necessary to complete a full review of the application, the Planning & Environmental Resources Department reserves the right to request additional information.**

Applicants agree to be responsible for and pay for all costs of advertising and recording fees incurred relative to this request for the abandonment. The filing of a petition does not guarantee approval of abandonment.

Applicants further agree to grant any easement or provide for relocation when necessary for the furnishing of utilities, including without limitation: electric, water, sewer, telephone, gas, cable and other communication services upon request.

Applicants certify that the right-of-way to be abandoned does not end at open water.

See Page 5 for Signature and Notary Acknowledgement



## APPLICATION

We hereby petition the Honorable Board of County Commissioners to renounce and disclaim any right of the County and the public in and to the above-referenced street, alleyway, road or right-of-way as further depicted and described in the attachments.

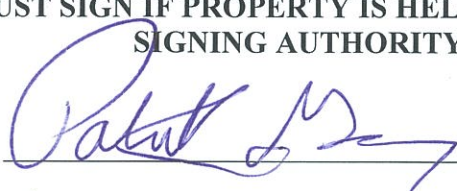
The applicant/owner hereby acknowledges and agrees that any staff discussions or negotiations about conditions of approval are preliminary only, and are not final, nor are they the specific conditions or demands required to gain approval of the application, unless the conditions or demands are actually included in writing in the final development order or the final denial determination or order.

By signing this application, the owner of the subject property authorizes the Monroe County Planning & Environmental Resources staff to conduct all necessary site visits and inspections on the subject property.

I, the Applicant, certify that I am familiar with the information contained in this application, and that to the best of my knowledge such information is true, complete, and accurate.

**ALL OWNERS MUST SIGN IF PROPERTY IS HELD JOINTLY OR IN AN ESTATE PROOF OF SIGNING AUTHORITY IS REQUIRED.**

Signature of Applicant:



Date:

7-23-20

STATE OF Florida

COUNTY OF Monroe

Sworn to and subscribed before me this 22nd day of July, 2020,

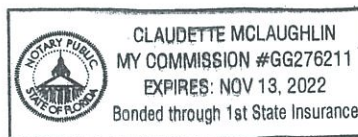
by Patrick Brendan Garvey, who is personally known to me OR produced,  
(PRINT NAME OF PERSON MAKING STATEMENT)

#G610-662-76245-0

FL Drivers License as identification.  
(TYPE OF ID PRODUCED)



Signature of Notary Public



Claudette McLaughlin

Print, Type or Stamp Commissioned Name of Notary Public

My commission expires: 11/13/2022

Send complete application package to:

Monroe County Planning & Environmental Resources Department  
Marathon Government Center  
2798 Overseas Highway, Suite 400  
Marathon, FL 33050



**LEGAL DESCRIPTION (Official Records Book 2662, Page 1839):**

**Lots 5, 6, 7, 8, 13, 14, 15 and 16 of Block 1 of PINE HAMMOCK, according to the Plat thereof, as recorded in Plat Book 3, Page 163, of the Public Records of Monroe County, Florida.**

**AND**

**Tract D of Pine Key Acres, Section One, as recorded in O.R. Book 509, page 1046 through 1049 of the Public Records of Monroe County, Florida.**

**TOGETHER WITH (NEW AUTHORED BY THE UNDERSIGNED)**

**All that part of Pine Drive lying west of and adjacent to Lots 5, 6, 7 8, 9 and 10, Block 1 of PINE HAMMOCK, according to the Plat thereof as recorded Plat Book 3, Page 163, of the Public Records of Monroe County, Florida.**

**and**

**all that part of Pine Drive lying east of a portion of Tracts E and D, Pine Acres Section One, according to Official Records Book 509, Pages 1046 through 1049, of the Public Records of Monroe County, Florida and being more particularly described as follows:**

**BEGIN at a point on the East right-of-way line of Pine Drive, said point being the southwest corner of Lot 5, Block 1 of said PINE HAMMOCK, thence bear North along the east right-of-way line of said Pine Drive, also the West boundary line of Lots 5, 6, 7, 8, 9 and 10, Block 1 of said PINE HAMMOCK, for a distance of 280.00 feet to a point, said point also being the point of curvature of a curve concave to the southeast having for its elements a radius of 20.00 feet, a central angle of 90°00'00"; thence along the arc of said curve to the right for an arc distance of 31.42 feet to the point of tangency of said curve (said point also being a point on the north line of said Lot 10, Block 1, (south right of way line Don's Court)); thence West along the westerly extension of the north line of said Lot 10, Block 1, a distance 40.00 feet to a point on the westerly right of way line of said Pine Drive; thence South along the west right of way line of said Pine Drive, a distance of 300.00 feet; thence East, a distance of 20.00 feet back to the Point of Commencement (Point of Beginning). Containing 6,085.84 square feet.**

COMPOSITE EXHIBIT "B"

Doc# 2089807 08/30/2016 1:29PM  
Filed & Recorded in Official Records of  
MONROE COUNTY AMY HEAVILIN

105 K

08/30/2016 1:29PM  
DEED DOC STAMP CL: MA

\$735.00

Prepared by and return to:  
Franklin D. Greenman, P.A.  
5800 Overseas Hwy, Suite 41  
Marathon, FL 33050

Parcel Identification No. 00250680-000000, 00111070-004000, 00250660-000000

Doc# 2089807  
Bk# 2813 Pg# 880

[Space Above This Line For Recording Data]

## Warranty Deed

This Warranty Deed made this 24<sup>th</sup> day of August, 2016 between Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of Florida whose address is 258 Cunningham Lane, Big Pine Key, FL 33040: "grantor", and Patrick Garvey, whose address is 125 Cunningham Lane, Big Pine Key, FL 33040: "grantee".

Witnesseth, that said grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lots 5, 6, 7, 8, 14, 15, and 16 of Block 1 of PINE HAMMOCK, according to the plat thereof, as recorded in Plat Book 3, Page 163 of the Public Records of Monroe County, Florida

SUBJECT TO: taxes and assessments for 2016 and subsequent years; and covenants, conditions, restrictions, easements, reservations and limitations, if any, of record.

This Warranty Deed was prepared without the benefit of title examination.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

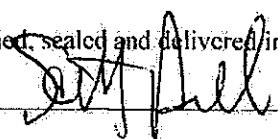
TO HAVE AND TO HOLD the same in fee simple forever.

AND said grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2015.

The terms "grantor" and "grantee" are used for singular or plural as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:



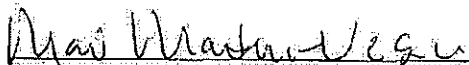
COMPOSITE EXHIBIT "B"

Doc# 2089807  
Bk# 2813 Pg# 881



Witness Name: SUSAN JASE

Growing Hope Foundation Corporation,  
By its Vice President

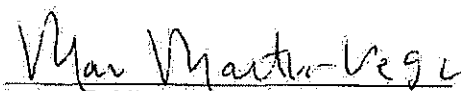


Witness Name: Mari Martin-Vegue

STATE OF FLORIDA  
COUNTY OF MONROE

The foregoing instrument was acknowledged before me this 24 day of August, 2016 by Scott Hill, Vice President of Growing Hope Foundation Corporation, who ☒ is personally known or ☐ has produced a driver's license as identification.

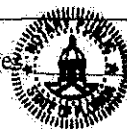
[Notary Seal]



Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires \_\_\_\_\_



**Mari Martin-Vegue**  
COMMISSION # FF185477  
EXPIRES: December 28, 2018  
WWW.AARONNOTARY.COM

MONROE COUNTY  
OFFICIAL RECORDS



# Monroe County, FL

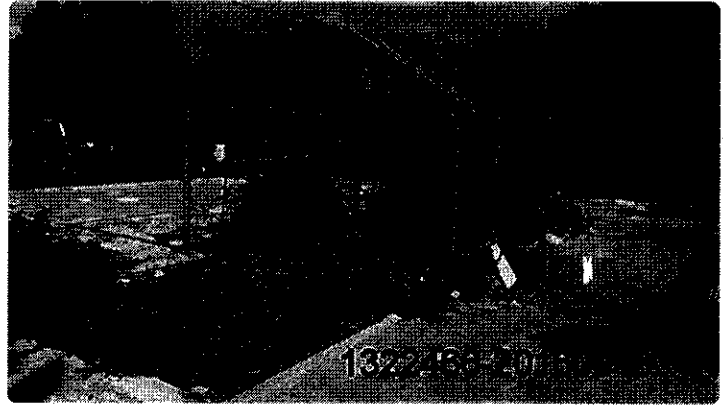
## Disclaimer

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By continuing into this site you assert that you have read and agree to the above statement.

## Summary

Parcel ID 00250680-000000  
 Account# 1322466  
 Property ID 1322466  
 Millage Group 100H  
 Location 258 CUNNINGHAM Ln, BIG PINE KEY  
 Address  
 Legal BK 1 LT 7 PINE HAMMOCK BIG PINE KEY PB3-163 OR123-46/49 OR146-230/233 OR498-739 OR1599-2354D/C  
 Description OR1540-836/38 OR1599-2355D/C OR1599-2362/2363 OR2662-1839/40 OR2813-880/81 OR2817-1083/1084C  
 (Note: Not to be used on legal documents.)  
 Neighborhood 549  
 Property VACANT RES (0000)  
 Class  
 Subdivision PINE HAMMOCK  
 Sec/Twp/Rng 26/66/29  
 Affordable No  
 Housing



## Owner

GARVEY PATRICK  
 258 Cunningham Ln  
 Big Pine Key FL 33043

## Valuation

	2019	2018	2017	2016
+ Market Improvement Value	\$0	\$0	\$0	\$0
+ Market Misc Value	\$8,080	\$8,080	\$8,080	\$8,080
+ Market Land Value	\$80,726	\$70,104	\$59,483	\$51,079
= Just Market Value	\$88,806	\$78,184	\$67,563	\$59,159
= Total Assessed Value	\$81,751	\$74,319	\$67,563	\$49,199
- School Exempt Value	\$0	\$0	\$0	(\$59,159)
= School Taxable Value	\$88,806	\$78,184	\$67,563	\$0

## Land

Land Use	Number of Units	Unit Type	Frontage	Depth
PERMITTED SFR DRY (01DP)	4,125.00	Square Foot	0	0

## Yard Items

Description	Roll Year	Quantity	Units	Grade
CISTERN	1955	1	20000 GAL	4

## Sales

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
9/17/2016	\$0	Warranty Deed	2093118	2817	1083	30 - Unqualified	Improved
8/24/2016	\$105,000	Warranty Deed		2813	880	30 - Unqualified	Vacant
11/22/2013	\$155,000	Warranty Deed		2662	1839	17 - Unqualified	Vacant
8/31/1999	\$1	Warranty Deed		1599	2362	M - Unqualified	Improved



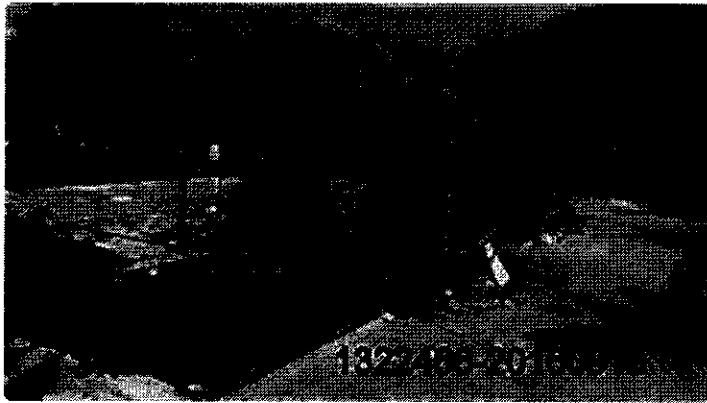
## Permits

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
17106266	1/25/2018		\$12,000	Residential	
16104536	6/22/2016	6/30/2016	\$100	Residential	TEMPORARY 20 X 20 TENT FOR TROPICAL FRUIT FESTIVAL
14102661	6/16/2014	8/7/2014	\$0	Residential	REMOVAL OF INVASIVE EXOTIC PLANTS
14102225	6/13/2014	8/7/2014	\$700	Residential	REPLACE EXISTING 200 AMP SERVICE WITH 100 AMP 12 SPACE NEMA 3R PANEL
08103559	10/16/2008	12/4/2008	\$2,400	Residential	Demo MH & all structures

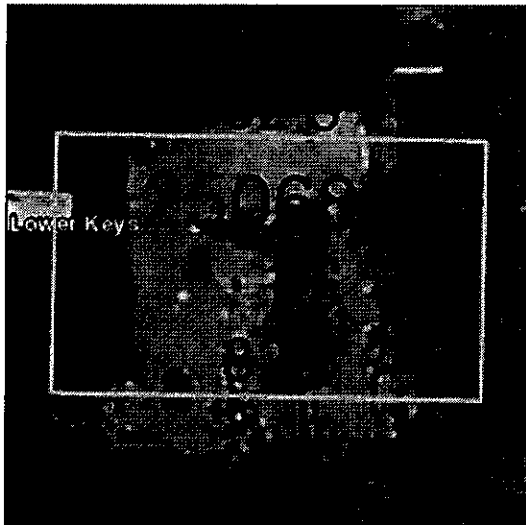
## View Tax Info

[View Taxes for this Parcel](#)

## Photos



## Map



## TRIM Notice

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2019 Notices Only

No data available for the following modules: Buildings, Commercial Buildings, Mobile Home Buildings, Exemptions, Sketches (click to enlarge).

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the

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By continuing into this site you assert that you have read and agree to the above statement.

### Summary

**Parcel ID** 00111070-004000  
**Account#** 1131610  
**Property ID** 1131610  
**Millage Group** 100H  
**Location** 30675 23RD Ln, BIG PINE KEY  
**Address**  
**Legal** 26 66 29 BIG PINE KEY PINE KEY ACRES TRACT D OR527-  
**Description** 448R/S OR1540-833/35 OR1599-2354D/C OR1599-2355D/C  
OR1599-2356/58C OR1599-2362/63 OR2662-1839/40 OR  
2813-880/81 OR2817-1083/84C  
(Note: Not to be used on legal documents.)  
**Neighborhood** 10050  
**Property**  
**Class** COMMERCIAL (1000)  
**Subdivision**  
**Sec/Twp/Rng** 26/66/29  
**Affordable** No  
**Housing**



### Owner

**GARVEY PATRICK**  
 258 Cunningham Ln  
 Big Pine Key FL 33043

### Valuation

	2019	2018	2017	2016
+ Market Improvement Value	\$0	\$0	\$0	\$0
+ Market Misc Value	\$22,542	\$22,542	\$22,542	\$11,394
+ Market Land Value	\$1,338	\$1,338	\$10,100	\$10,100
= Just Market Value	\$23,880	\$23,880	\$32,642	\$21,494
= Total Assessed Value	\$23,880	\$23,880	\$32,642	\$21,494
- School Exempt Value	\$0	\$0	\$0	(\$21,494)
= School Taxable Value	\$23,880	\$23,880	\$32,642	\$0

### Land

Land Use	Number of Units	Unit Type	Frontage	Depth
(9940)	1.01	Acreage	0	0

### Yard Items

Description	Roll Year	Quantity	Units	Grade
FENCES	1961	0	3275 SF	1
WATER FEATURE	1956	1	1 UT	1
WATER FEATURE	1956	1	1 UT	4
WATER FEATURE	1956	1	1 UT	5

### Sales

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
9/17/2016	\$0	Warranty Deed	2093118	2817	1083	30 - Unqualified	Improved
11/22/2013	\$155,000	Warranty Deed	2662	1839	1839	05 - Qualified	Vacant
8/31/1999	\$30,000	Warranty Deed	1599	2362	2362	M - Unqualified	Improved

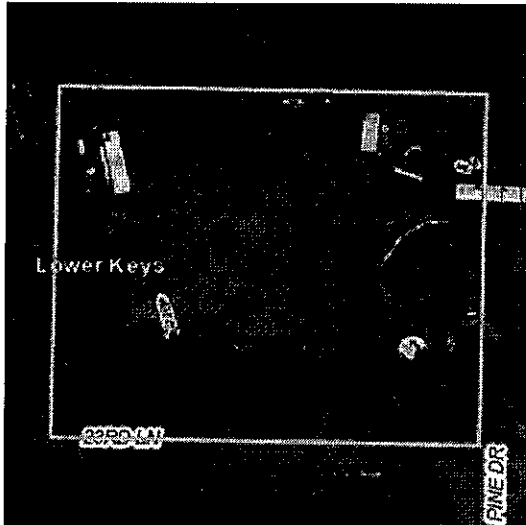
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### Photos



### Map



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# Monroe County, FL

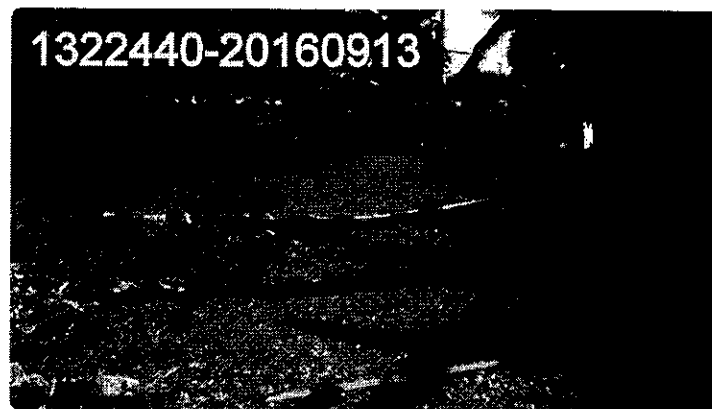
## Disclaimer

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the data is intended for ad valorem tax purposes only and should not be relied on for any other purpose.

By continuing into this site you assert that you have read and agree to the above statement.

## Summary

**Parcel ID** 00250660-000000  
**Account#** 1322440  
**Property ID** 1322440  
**Millage Group** 100H  
**Location** VACANT LAND, BIG PINE KEY  
**Address**  
**Legal** BK 1 PINE HAMMOCK PB3-163 BIG PINE KEY (LOTS 5 6 8 13  
**Description** 14 15 & 16) OR146-232-233 OR498-739 PARCEL  
 REACTIVATED FOR AGRICULTURAL EXEMPTION FOR 1983  
 SF 7-7-83 OR1540-836/38 OR1599-2354D/C OR1599-  
 2355D/C OR1599-2359/61C OR1599-2362/63 OR2662-  
 1839/40 OR2813-880/81 OR2817-1083/1084C  
 (Note: Not to be used on legal documents.)  
**Neighborhood** 10050  
**Property** COMMERCIAL (1000)  
**Class**  
**Subdivision** PINE HAMMOCK  
**Sec/Twp/Rng** 26/66/29  
**Affordable** No  
**Housing**



## Owner

**GARVEY PATRICK**  
 125 Cunningham Ln  
 Big Pine Key FL 33043

## Valuation

	2019	2018	2017	2016
+ Market Improvement Value	\$0	\$0	\$0	\$0
+ Market Misc Value	\$7,727	\$7,727	\$7,727	\$0
+ Market Land Value	\$409	\$409	\$6,600	\$6,600
= Just Market Value	\$8,136	\$8,136	\$14,327	\$6,600
= Total Assessed Value	\$8,136	\$8,136	\$14,327	\$6,600
- School Exempt Value	\$0	\$0	\$0	(\$6,600)
= School Taxable Value	\$8,136	\$8,136	\$14,327	\$0

## Land

Land Use	Number of Units	Unit Type	Frontage	Depth
(9940)	0.66	Acreage	0	0

## Yard Items

Description	Roll Year	Quantity	Units	Grade
CH LINK FENCE	1976	0	1980 SF	1
FENCES	1976	0	600 SF	2
WATER FEATURE	1956	0	1 UT	2

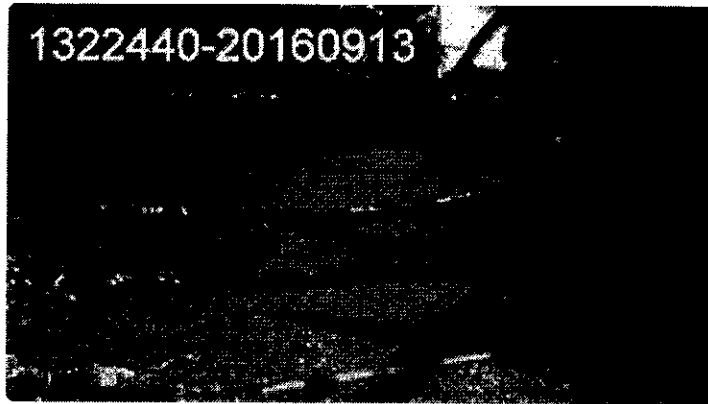
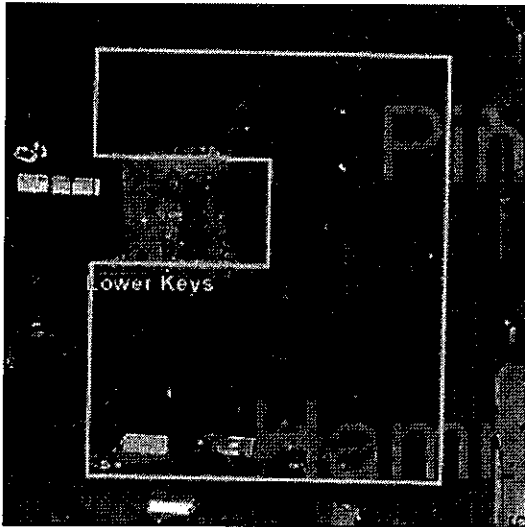
## Sales

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
9/17/2016	\$0	Warranty Deed	2093118	2817	1083	30 - Unqualified	Improved
8/24/2016	\$105,000	Warranty Deed		2813	880	30 - Unqualified	Vacant
11/22/2013	\$155,000	Warranty Deed		2662	1839	05 - Qualified	Vacant
8/31/1999	\$1	Warranty Deed		1599	2362	M - Unqualified	Improved

## Permits

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
08103721	10/16/2008	12/15/2009	\$500		Demo/remove travel trailer



**View Tax Info**[View Taxes for this Parcel](#)**Photos****Map****TRIM Notice**[Trim Notice](#)

2019 Notices Only

No data available for the following modules: Buildings, Commercial Buildings, Mobile Home Buildings, Exemptions, Sketches (click to enlarge).

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Last Data Upload: 7/16/2020, 2:29:25 AM

Version 2.3.69

Developed by  
 **Schneider**  
GEOSPATIAL

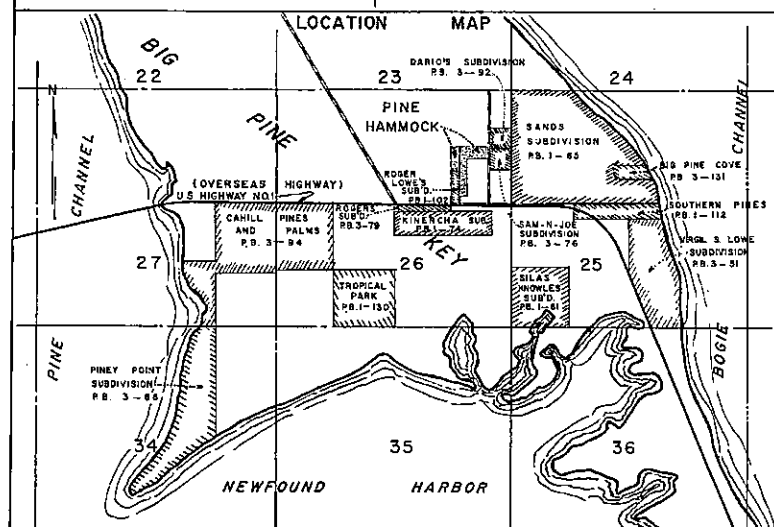
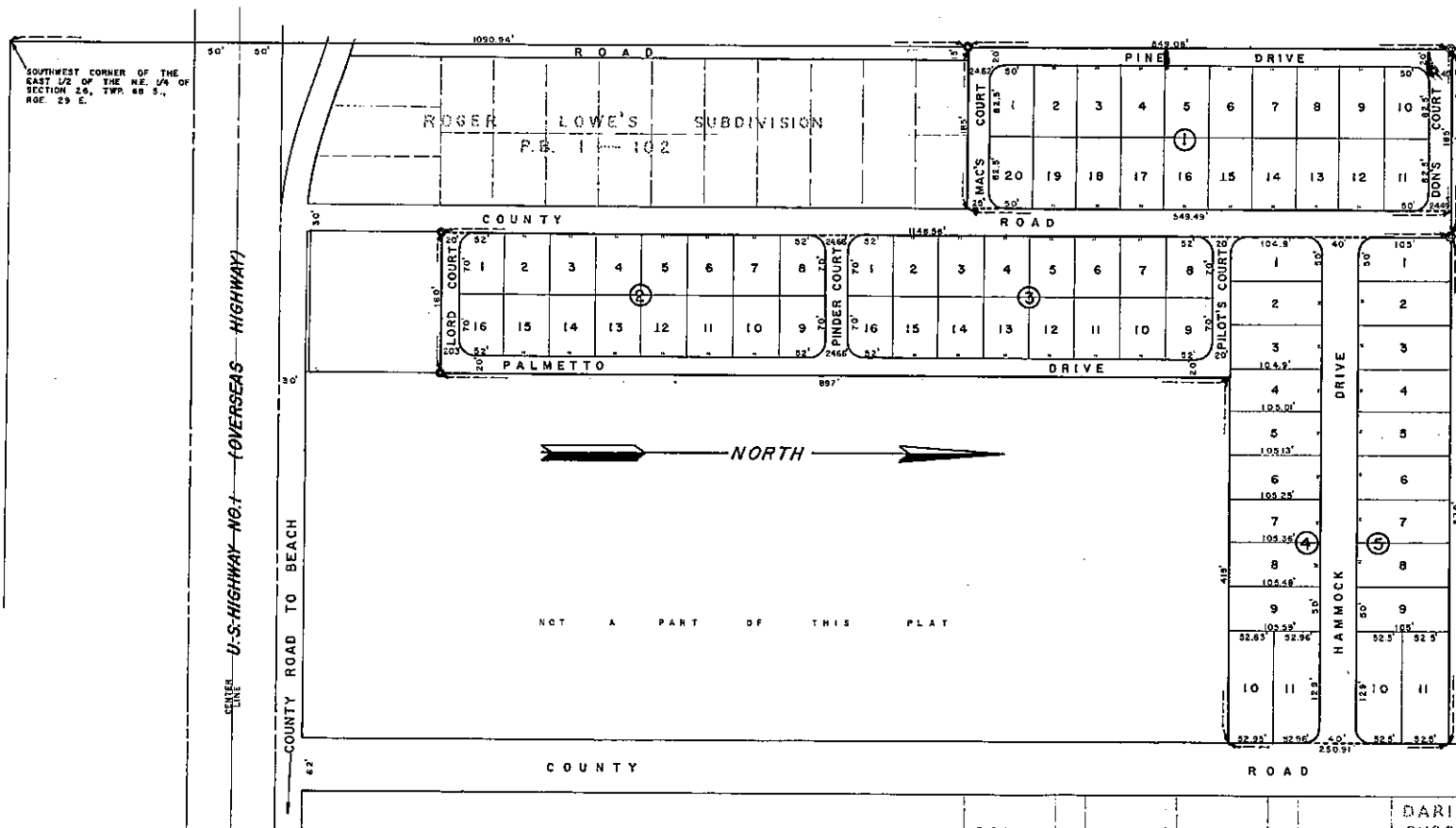
# PINE HAMMOCK

A SUBDIVISION LOCATED IN SECTION 26, TOWNSHIP 66 SOUTH, RANGE 29 EAST  
BIG PINE KEY MONROE COUNTY FLORIDA.

SCALE 1" = 80'

SCALE IN FEET  
0 50 100 200 300 400  
C.G. BAILEY, REGISTERED LAND SURVEYOR  
MARATHON - FLORIDA

AUGUST 1956.



⊙ indicates Permanent Reference Monument  
Rounded lot corners have a 20' radius  
and lot dimensions are to intersection  
of lot lines extended.

This plat was approved by Resolution of the Board of  
County Commissioners of Monroe County, Florida, this 14th day  
of August, A. D. 1956, and filed for record in Plat Book  
3 at Page 163, Public Records of Monroe County, Florida.

Carl R. Adams  
Clerk of the Circuit Court

Ronald Saunders  
Chairman of the Board

KNOW ALL MEN BY THESE PRESENTS:

That Samuel B. Pinder Jr., and Coralie L. Pinder, his wife, owners of  
the following described property, have caused to be made the attached plat  
entitled "PINE HAMMOCK".

Description:— A parcel of land lying in the east 1/2 of the N.E. 1/4  
of Section 26, Township 66 South, Range 29 East, located on Big Pine  
Key, Monroe County, Florida, and more particularly described as follows:  
Commencing at the southwest corner of the east 1/2 of the N.E. 1/4 of  
Section 26, Township 66 South, Range 29 East, run north on the west line  
of the east 1/2 of the N.E. 1/4 of the aforementioned Section 26 for a  
distance of 1090.94 feet to the point of beginning, thence continue north on  
said west line of the east 1/2 of the N.E. 1/4 549.06 feet, thence at  
right angles east 185 feet, thence at right angles south 549.49 feet to the  
N.E. corner of Roger Lowe's Subdivision as shown in Plat Book 1 of page  
102 of the Public Records of Monroe County, Florida, thence westerly along  
the north line of the said Roger Lowe's Subdivision 185 feet, back to the  
point of beginning.

Also another parcel of land lying in the east 1/2 of the N.E. 1/4  
of Section 26, Township 66 South, Range 29 East, being more particularly de-  
scribed as follows: Commencing at the southwest corner of the east 1/2 of  
the N.E. 1/4 of Section 26, Township 66 South, Range 29 East, run north on  
the west line of the east 1/2 of the N.E. 1/4 of the aforementioned  
Section 26 for a distance of 1640 feet, thence at right angles east for a distance  
of 215 feet to the point of beginning. From said point of beginning continue  
east 579 feet to the west side of a public road, thence at right angles south  
along the west side of said road 250.91 feet to a point 1130 feet north of  
the center line of U.S. Highway No. 1, thence run westerly, parallel to said center  
line of U.S. Highway No. 1 for a distance of 419 feet to a point 375 feet  
east of the west line of the east 1/2 of the N.E. 1/4 of the aforementioned  
Section 26, thence run south, parallel with said west line of the east 1/2 of  
the N.E. 1/4 of said Section 26, for a distance of 897 feet to the northeast  
corner of that property conveyed to the American Telephone and Telegraph Co.  
by deed recorded in Book 664 at pages 366 & 367 of the Public Records  
of Monroe County, Florida, thence run westerly, parallel to the center line of U.  
S. Highway No. 1, for a distance of 160 feet to a point on the east side  
of a dedicated road, thence north, parallel to the west line of the east  
1/2 of the N.E. 1/4 of the aforementioned Section 26, a distance of 1146.56  
feet back to the point of beginning.

The Drives and Courts as shown are hereby dedicated to the perpetual  
use of the public for proper purposes, reserving to themselves, their heirs, successors  
or assigns, the reversion or reversions thereof whenever discontinued by law.

IN WITNESS WHEREOF We have hereunto set our hands and  
seals this 14th day of August, A. D. 1956.

Witnessed by

James E. Crowell

Samuel B. Pinder Jr. (SEAL)  
Coralie L. Pinder (SEAL)

STATE OF FLORIDA ss  
COUNTY OF MONROE

I hereby certify that on this day personally appeared before me,  
the undersigned authority, Samuel B. Pinder Jr., and Coralie L. Pinder, his wife,  
to me well known to be the persons described in and who executed the  
foregoing instrument, and who acknowledged that they executed the same freely  
and voluntarily for the uses and purposes therein expressed.

Witness my hand and official seal this 14th day of August, A.D. 1956.  
My commission expires September 29, 1958.

Notary Public — State of Florida

I HEREBY CERTIFY that the attached plat of PINE  
HAMMOCK is true and correct to the best of my knowledge and  
belief as recently surveyed, and platted by me. I also certify  
that the Permanent Reference Monuments were set in accordance with  
Section 7, Chapter 10275 (No. 253) Laws of the State of  
Florida.

C. G. Bailey  
Registered Land Surveyor No. 620  
State of Florida.

FILED AUGUST 15, 1956 10:05 A.M. 50875 Book 3 Page 163

**Property Information****Mortgages Found:** 1**Litigation:** No**Delinquent Taxes:** No**Site Address:** 30675 23RD LN BIG PINE KEY, Big Pine Key FLORIDA, 33043**County:** MONROE**Owner Name:** GARVEY, PATRICK**Tax Id:** 00111070-004000**Legal:** TRACT D OF PINE KEY ACRES SECTION ONE. SEE DEED FOR REMAINDER OF LEGAL DESCRIPTION.**Chain of Title Information****Deed Type:** CORRECTIVE WARRANTY DEED**Title Vested in:** PATRICK GARVEY**Grantor:** GROWING HOPE FOUNDATION CORPORATION**Dated:** 09/17/2016 **Recorded:** 09/26/2016 **Book & Page:** 2817/1083**Comments:** PRIOR DEED, 2662/1839, 12/12/13.**Mortgage 1****Amount:** \$78,057.32 **Dated:** 11/22/2013 **Recorded:** 12/12/2013 **Book & Page:** 2662/1841**Lender:** JOHN J. ANTONY, A MARRIED MAN .**Borrower:** GROWING HOPE FOUNDATION CORPORATION**Litigation:** None Found**Comments:** ASSIGNMENT OF MORTGAGE, 2813/884, 08/30/16; ASSIGNING MORTGAGOR AS TO PATRICK GARVEY; MORTGAGE MODIFICATION AGREEMENT, 2878/1382, 11/08/17; JOHN J. ANTHONY.,  
NOTE: MORTGAGE HAS A DUE DATE OF 11/22/2018, NO SATISFACTION RECORDED.**Other Encumbrances & Comments****Litigation:****Comments:** FINAL JUDGMENT OF DISSOLUTION OF MARRIAGE, 2963/680.**Tax Information****Parcel #:** 00111070-004000**Tax Year:** 2019**Delinquent:** No**Tax Value:** \$23,880.00**Exemption:** \$0.00**Annual Tax:** \$221.17**Comments:** 2019 TAXES PAID IN THE AMOUNT OF \$218.96 ON 02/13/2020.

Please note, this report is believed to be accurate but it is up to you to use the report as part of your research and do your due diligence in parsing & verifying it's data before making a purchase decision. EasyTitleSearch.com recommends a consultation with a real estate lawyer to review the documents in this report if you don't feel confident enough verifying it's contents on your own before making any real estate purchases. EasyTitleSearch.com cannot be held responsible for errors or omissions in our reports.

## Property Information

**Mortgages Found:** 1

**Litigation:** No

**Delinquent Taxes:** No

**Site Address:** 258 Cunningham Ln, Big Pine KeyBig Pine Key FL, 33043  
**County:** Monroe  
**Owner Name:** Patrick Garvey  
**Tax Id:** 00250680-000000  
**Legal:** Lot 7 Block 1 Pine Hammock Big Pine Key PB 3 PG 163 (Vacant Residential)

## Chain of Title Information

**Deed Type:** Corrective Warranty Deed  
**Title Vested in:** Patrick Garvey  
**Grantor:** Growing Hope Foundation Corporation  
**Dated:** 09/17/2016 **Recorded:** 09/26/2016 **Book & Page:** 2817/1083  
**Comments:** None

## Mortgage 1

**Amount:** \$78,057.32 **Dated:** 11/22/2013 **Recorded:** 12/12/2013 **Book & Page:** 2662/1841  
**Lender:** Growing Hope Foundation Corporation (This Mortgage encumbers various properties)  
**Borrower:** John J. Antony, a married man  
**Litigation:** None Found  
**Comments:** Modification Agreement 11/08/2017 2877/1382,  
No Release found for this mortgage

## Other Encumbrances & Comments

**Litigation:**  
**Comments:** Final Judgment Dissolution of Marriage Patrick Garvey and Angelica Oliveira 05/03/2019 2963/680 ,  
Patrick Garvey by Warranty Deed 08/30/2016 2813/880,  
Growing Hope Foundation by Warranty Deed 12/12/2013 2662/1839

## Tax Information

**Parcel #:** 00250680-000000 **Tax Year:** 2019 **Delinquent:** No  
**Tax Value:** \$88,806.00 **Exemption:** \$0.00 **Annual Tax:** \$780.72  
**Comments:** 2019 Taxes paid 03/06/2020 \$780.72

Please note, this report is believed to be accurate but it is up to you to use the report as part of your research and do your due diligence in parsing & verifying it's data before making a purchase decision. EasyTitleSearch.com recommends a consultation with a real estate lawyer to review the documents in this report if you don't feel confident enough verifying it's contents on your own before making any real estate purchases. EasyTitleSearch.com cannot be held responsible for errors or omissions in our reports.

**EasyTitleSearch.com Fast And Affordable Florida O & E Reports (855) 88 - TITLE**



Doc# 2093118 09/26/2016 4:19PM  
Filed & Recorded in Official Records of  
MONROE COUNTY AMY HEAVILIN

Doc# 2093118  
BKH 2817 Pgh 1083

Prepared by and return to:  
Franklin D. Greenman, P.A.  
5800 Overseas Hwy, Suite 41  
Marathon, FL 33050

Parcel Identification No. 00250680-000000, 00111070-004000, 00250660-000000

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## Corrective Warranty Deed

To Correct Legal description of the Property

This Warranty Deed made this 17<sup>th</sup> day of September 2016 between Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of Florida whose address is 258 Cunningham Lane, Big Pine Key, FL 33040: "grantor", and Patrick Garvey, whose address is 125 Cunningham Lane, Big Pine Key, FL 33040: "grantee".

Witnesseth, that said grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lots 5, 6, 7, 8, 13, 14, 15, and 16 of Block 1 of PINE HAMMOCK, according to the plat thereof, as recorded in Plat Book 3, Page 163 of the Public Records of Monroe County, Florida

AND

Tract D of Pine Key Acres, Section One, as recorded in O.R. Book 509, page 1046 through 1049 of the Public Records of Monroe County, Florida.

SUBJECT TO: taxes and assessments for 2016 and subsequent years; and covenants, conditions, restrictions, easements, reservations and limitations, if any, of record.

This Warranty Deed was prepared without the benefit of title examination.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

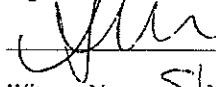
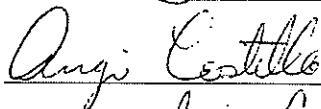

AND said grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2015.

The terms "grantor" and "grantee" are used for singular or plural as context requires.

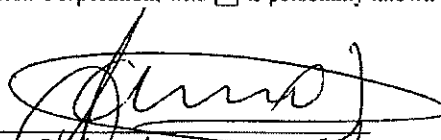
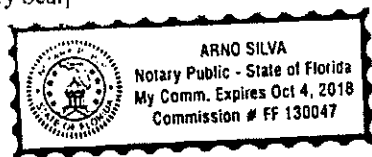
In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Doc# 2093118  
BK# 2817 Pg# 1084

Signed, sealed and delivered in our presence:

  
Witness Name: Sharon Silva  
Witness Name: Angie Costello  
Growing Hope Foundation Corporation,  
By its PresidentSTATE OF FLORIDA  
COUNTY OF MONROEThe foregoing instrument was acknowledged before me this 17 day of SEPT., 2016 by  
Patrick Garvey, President of Growing Hope Foundation Corporation, who ☐ is personally known or ☐  
has produced a driver's license as identification.

[Notary Seal]

  
Notary Public  
Printed Name: Arno Silva  
My Commission Expires: \_\_\_\_\_MONROE COUNTY  
OFFICIAL RECORDS

Doc# 1961132 12/12/2013 10:01AM  
 Filed & Recorded in Official Records of  
 MONROE COUNTY AMY HEAVILIN

273.35  
 156.20  
 52.50  
 52.50

Prepared by and return to:  
 Thomas D. Wright  
 Attorney at Law  
 Law Offices of Thomas D. Wright Chartered  
 Post Office Box 500309  
 Marathon, FL 33050  
 305-743-8118  
 File Number: 13-180  
 Will Call No.:

12/12/2013 10:01AM  
 INTANGIBLE TAX CL: Krya \$156.12  
 MORTGAGE DOC STAMP CL: \$273.35

Doc# 1961132  
 Bk# 2682 Pg# 1841

[Space Above This Line For Recording Date]

## MORTGAGE

This Indenture, Made this November 22, 2013 by and between Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of Florida whose address is 9956 Aviation Blvd., Marathon, FL 33050, hereinafter called the Mortgagor, and John J. Antony, a married man whose address is Post Office Box 121311, Clermont, FL 34712, hereinafter called the Mortgagee:

The terms "Mortgagor" and "Mortgagee" shall include heirs, personal representatives, successors, legal representatives and assigns, and shall denote the singular and/or the plural, and the masculine and/or the feminine and natural and/or artificial persons, whenever and wherever the context so admits or requires.

Witnesseth, that the said Mortgagor, for and in consideration of the aggregate sum named in the promissory note, a copy of which is attached hereto and made a part hereof, the receipt of which is hereby acknowledged, does grant, bargain and sell to the said Mortgagee, his successors and assigns, in fee simple, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lots 5, 6, 7, 8, 13, 14, 15 and 16 of Block 1 of PINE HAMMOCK, according to the Plat thereof, as recorded in Plat Book 3, Page 163, of the Public Records of Monroe County, Florida.

AND

Tract D of Pine Key Acres, Section One, as recorded in O.R. Book 509, page 1046 through 1049 of the Public Records of Monroe County, Florida.

This is a first mortgage.

**THIS MORTGAGE MAY NOT BE ASSUMED AND UPON THE SALE, TRANSFER, LEASE-  
 OPTION TO PURCHASE, AGREEMENT FOR DEED OR TRANSFER IN ANY OTHER  
 MANNER THE NOTE SECURED HEREBY BECOMES DUE AND PAYABLE IN FULL.**

And the said Mortgagor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

Provided always, that if said Mortgagor, his successors or assigns, shall pay unto the said Mortgagee, his successors or assigns, that certain promissory note, of which a true and correct copy is attached, and Mortgagor shall perform, comply with and abide by each and every stipulation, agreement, condition and covenant of said promissory note and of this mortgage, and shall duly pay all taxes, all insurance premiums reasonably required, all costs and expenses including reasonable attorneys fees that Mortgagee may incur in collecting money secured by this mortgage, and also in enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created shall cease and be null and void.

Mortgagor hereby covenants and agrees:

Initials: \_\_\_\_\_  
 DoubleTimes

Doc# 1961132  
Bk# 2552 Pg# 1842


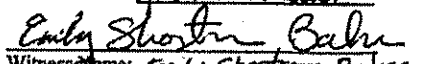
1. To pay the principal and interest and other sums of money payable by virtue of said promissory note and this mortgage, or either, promptly on the days respectively the same severally come due.
2. To permit, commit or suffer no waste, impairment or deterioration of the property, or any part thereof.
3. To permit no other lien or mortgage to be placed ahead of this mortgage.
4. Mortgagor shall provide proof of payment of annual real estate taxes by March 31, for the preceding years taxes. In the event that Mortgagor does not pay the taxes by such date, the Mortgagee may pay the taxes and the full amount of such payment by Mortgagee shall be added to the principal balance owed on the mortgage, and such non payment of taxes shall constitute a default, and shall accrue interest at the maximum rate allowed by law.
5. The Mortgagee may, at any time pending a suit upon this mortgage, apply to the court having jurisdiction thereof for the appointment of a receiver, and such court shall forthwith appoint a receiver, and such receiver shall have all the broad and effective functions and powers in anywise entrusted by a court to a receiver, and such appointment shall be made by such court as an admitted equity and a matter of absolute right to said Mortgagee. The rents, profits, income, issues, and revenues shall be applied by such receiver according to the lien of this mortgage.
6. If any of the sums of money due and owing to Mortgagee under the terms of the promissory note and this mortgage, including but not limited to any advance made by Mortgagee for the payment of insurance or taxes, are not paid within 30 days after the same become due and payable, or if each of the stipulations, agreements, conditions and covenants of the promissory note and this mortgage, or either, are not fully performed or complied with the aggregate sum owed on the promissory note shall become due and payable forthwith or thereafter at the option of Mortgagee, his successors, legal representatives, or assigns.

This mortgage and the note hereby secured shall be construed and enforced according to the laws of the State of Florida.

The principal sum secured hereby, along with any interest to be paid in accordance with the terms of the note secured hereby, shall immediately become due and payable without notice, if a transfer of title to the premises by sale or otherwise is made without the Mortgagee's written consent, while this mortgage remains a lien thereon, at the option of Mortgagee, his successors, legal representatives, or assigns.

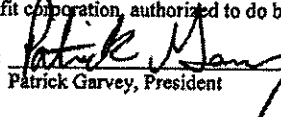
Executed at Monroe County, Florida on the date written above.

Signed, sealed and delivered in the presence of:

  
Witness Name: Michael Klecker  
  
Witness Name: Emily Shostrom Baker

Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of FI

By:

  
Patrick Garvey, President

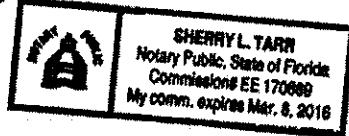


Doc# 1961132  
Bkn 2662 Pgn 1843

State of Florida Monroe  
County of Monroe

*IN 22nd Pk*  
The foregoing instrument was acknowledged before me this 1st day of November, 2013 by Patrick Garvey, President of Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of FL, on behalf of the corporation. They ☐ are personally known to me or ☒ have produced a driver's license identification.

[Notary Seal]



*Sherry L. Tarn*  
Notary Public

Printed Name: Sherry L. Tarn

My Commission Expires: 3-8-2016

Doc# 1961132  
Bk# 2552 Pg# 1844

H. P. Johnson  
Witness Name: H. P. Johnson  
Witness Name: Lucas Asti

By: Josef Crosby  
Josef Crosby, Vice President

State of Maryland  
County of Montgomery

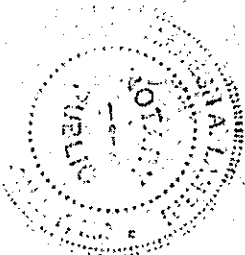
The foregoing instrument was acknowledged before me this 1st day of November, 2013 by Josef Crosby, Vice President of Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of FI, on behalf of the corporation. They ☐ are personally known to me or ☒ have produced a driver's license as identification.

[Notary Seal]

Haresh A. Lahori  
Notary Public

Printed Name: Haresh A. Lahori

My Commission Expires: 04-15-2016

 Haresh A. Lahori  
NOTARY PUBLIC  
Montgomery County, Maryland  
My Commission Expires 4/15/16

Doc# 1961132  
BKN 2662 Pgn 1845**PROMISSORY NOTE**

\$78,057.32

November 22, 2013  
Big Pine Key, Monroe County, Florida

**FOR VALUE RECEIVED**, the undersigned promise to pay to the order of John J. Antony, a married man at Post Office Box 121311, Clermont, FL 34712 or at such other address as may be indicated in writing, in the manner hereinafter specified, the principal sum of Seventy-Eight Thousand Fifty-Seven and 32/100 Dollars (\$78,057.32) with interest from the date hereof, at the rate of Five and One-Half percent (5.5 %) per annum on the balance from time to time remaining unpaid. The said principal and interest shall be payable in lawful money of the United States of America, on the date and in the following manner:

Equal consecutive monthly installments of principal and interest due in the amount of \$443.20 each commencing April 22, 2014 and on the 22nd day of each and every month thereafter.

All principal and accrued interest shall become due and payable on November 22, 2017. In addition to the balloon payment, the additional accrued interest from November 22, 2013 through March 22, 2014 shall be included in the amount of \$1,412.40 to the balloon payment.

All payments shall be first applied to late charges, if any, then to the payment of accrued interest, and the balance remaining, if any, shall be applied to the payment of the principal sum.

This note may be prepaid, in whole or in part, without penalty, at any time prior to maturity.

This note with interest is secured by a purchase money mortgage, of even date herewith, the terms of which are incorporated herein by reference, made by the makers hereof in favor of the said payee, is given as part of the purchase price of the real property described in the mortgage, and shall be construed and enforced according to the laws of the State of Florida.

If default be made in the payment of any installment under this note, and if such default is not made good within 30 days, the entire principal sum and accrued interest shall at once become due and payable without notice at the option of the holder of this Note, the principal sum then remaining unpaid with accrued interest shall immediately become due and collectible without notice, time being of the essence of this contract, and the principal sum and accrued interest shall both bear interest at the rate of 18% from the date of default until paid. Failure to exercise this option shall not constitute a waiver of the right to exercise the same at a later time for the same default or for any subsequent default. Any payment not received within 15 days of the due date shall include a late charge of 5% of the payment due. This late charge shall not apply to the balloon payment. In the event of default in the payment of this note, and if the same is placed in the hands of any attorney for collection, the undersigned hereby agree to pay all costs of collection, including a reasonable attorneys' fee.

Makers waive demand, presentment for payment, protest, and notice of nonpayment and dishonor.

Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of FL

By: Patrick Garvey  
Patrick Garvey - Borrower, President

DoubleTime

Doc# 1961132  
Bk# 2662 Pg# 1846

Growing Hope Foundation Corporation, an Ohio not for  
profit corporation, authorized to do business in the State of Fl

By   
Joseph Crosby - Borrower, Vice President

(Corporate Seal)

The state documentary tax due on this Note has been paid on the Mortgage securing this indebtedness.

MONROE COUNTY  
OFFICIAL RECORDS

Promissory Note (PMA) - Page 2

DoubleTime

Doc# 2142907 11/08/2017 3:33PM  
 Filed & Recorded in Official Records of  
 MONROE COUNTY KEVIN MADOK

Doc# 2142907  
 Bkn 2878 Pgn 1382

### MORTGAGE MODIFICATION AGREEMENT

Whereas, Patrick Garvey, of 258 Cunningham Lane, Big Pine Key, Florida, the assignee of the Growing Hope Foundation Corporation, has received and granted a Mortgage and Note to John J. Anthony of P.O. Box 121311, Clermont, Florida encumbering property in Big Pine Key, Monroe County, Florida, which mortgage is recorded at Official Records Book 2662, pages 1841-1846 of the Public Records of Monroe County, Florida, and

Whereas, the above reference mortgage has a due on sale of conveyance clause, and

Whereas, the principal and interest on the Mortgage and Note is due and payable on November 22, 2017, and

Whereas, the parties have agreed to extend the due date on the Note and Mortgage until November 22, 2018.

NOW THEREFORE, In Consideration of the mutual covenants contained herein, and for good and valuable consideration, the receipt and sufficiency of which is acknowledged, the parties agree as follows:

1. The principal and interest due under the Note and Mortgage shall be due on November 22, 2018.
2. Other than the due date, all the terms and conditions of the Note and Mortgage remain in force and effect and Patrick Garvey specifically accepts the terms and conditions of the above referenced Note and Mortgage.

  
 Patrick Garvey

  
 Witness as to Patrick Garvey

  
 Witness as to Patrick Garvey

  
 John J. Anthony

  
 Witness as to John J. Anthony

  
 Witness as to John J. Anthony

STATE OF FLORIDA  
 COUNTY OF MONROE

The foregoing instrument was acknowledged before me this 8th day of November 2017 by Patrick Garvey who ☒ is personally known or ☐ has produced a driver's license as identification.

[Notary seal]



**Mari Martin-Vegue**  
 COMMISSION # FF185477  
 EXPIRES: December 28, 2018  
 WWW.AARONOTARY.COM

  
 Notary Public

Mari Martin-Vegue  
 Printed Name

My Commission Expires: 12-28-18

Doc# 2142907  
Bk# 2878 Pg# 1383STATE OF FLORIDA  
COUNTY OF LAKE

The foregoing instrument was acknowledged before me this 06 day of November 2017 by  
John J. Anthony who [ ] is personally known or [ ] has produced a driver's license as identification.

[Notary seal]

ELAINE P. HENRY  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# FF164240  
Expires 9/29/2018

Notary Public

Printed Name

My Commission Expires: 9-29-2018MONROE COUNTY  
OFFICIAL RECORDS



IN THE CIRCUIT COURT OF THE SIXTEENTH JUDICIAL CIRCUIT, IN  
AND FOR MONROE COUNTY, FLORIDA

PATRICK GARVEY,  
Petitioner

CASE NO.: 2018-DR-1435-K  
FAMILY LAW DIVISION

and

ANGELICA OLIVEIRA,  
Respondent.

Doc# 2219265 05/09/2019 9:33AM  
Filed & Recorded in Official Records of  
MONROE COUNTY KEVIN MADOK

CLERK CIR. CT.  
MONROE COUNTY, FL

2019 MAY -3 AM 11:29

FILED FOR RECORD

Doc# 2219265  
Bk# 2963 Pg# 680

**FINAL JUDGMENT ON DISSOLUTION OF MARRIAGE WITH DEPENDENT  
OR MINOR CHILDREN**

THIS CAUSE came to be heard on 4/18/19, upon the Petition for Dissolution of Marriage filed by Husband. After taking testimony and other evidence in open Court and reviewing the Court file, the Court FINDS as follows:

1. The Court has jurisdiction of the parties and the subject matter herein.
2. The Petitioner has been a resident of the State of Florida for at least six (6) months prior to the filing of the Petition for Dissolution of Marriage.
3. Irreconcilable differences exist and have caused the irretrievable breakdown of the marriage, and all efforts and hope of reconciliation would be impracticable.
4. The parties have settled between themselves their respective rights, duties, and obligations regarding property, liabilities, and children, and so have entered into a written Marital Settlement Agreement and Long Distance Parenting Plan . Both these Agreements were electronically filed on 4/17/19, prior to the Final Hearing in this cause.

IT IS, therefore, **ORDERED** and **ADJUDGED** as follows:

1. The parties are awarded Judgment for Dissolution of Marriage, and the bonds of matrimony heretofore existing between Patrick Garvey (hereinafter referred to as "Husband" or as "Father") and Angelica Oliveira (hereinafter referred to as "Wife" or as "Mother") are hereby dissolved.
2. Both the Marital Settlement Agreement and Long distance Parewtbnig Plan of the parties, incorporated herein by reference for all purposes, are approved and expressly made a part of this Final Judgment for Dissolution of Marriage, and all of the terms and provisions of said Agreements are RATIFIED, CONFIRMED, and ADOPTED

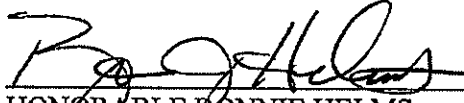
as Orders of this Court to the same extent and with the same force and effect as if its terms and provisions were set forth verbatim in this Final Judgment, and the parties are **ORDERED** to comply with the terms and provisions of said Agreements.

3. Each party shall (a) provide to the other party any necessary information or to execute and/or deliver any instrument or document necessary to transfer title or interest in property consistent with this Final Judgment or the Marital Settlement Agreement, and (b) timely perform such other acts that are reasonably necessary or that may be reasonably requested by the other party to effectuate the provisions of this Final Judgment or the Marital Settlement Agreement.

5. Any right, claim, demand or interest of the parties in and to the property of the other, whether real, personal or mixed, of whatever kind and nature and wherever situated, including but not limited to homestead, succession and inheritance arising out of the marital relationship existing between the parties hereto, except as expressly set forth or arising out of said Marital Settlement Agreement, is forever barred and terminated.

6. The Court expressly retains jurisdiction of this cause for the purposes of enforcing, construing, interpreting, or modifying the terms of this Final Judgment and the terms of the Marital Settlement Agreement entered into by the parties herein.

DONE AND ORDERED in Chambers at Key West, Monroe County, Florida  
on the 30<sup>th</sup> day of April, 2019.

  
HONORABLE BONNIE HELMS  
CIRCUIT JUDGE

Copies to:

Eugene Kyle, Esq.  
Cheri Shapiro, Esq.

MONROE COUNTY  
OFFICIAL RECORDS

Doc# 2089807 08/30/2016 1:29PM  
Filed & Recorded in Official Records of  
MONROE COUNTY AMY HEAVILIN

105 K

08/30/2016 1:29PM  
DEED DOC STAMP CL: MA \$735.00

Prepared by and return to:  
Franklin D. Greenman, P.A.  
5800 Overseas Hwy. Suite 41  
Marathon, FL 33050

Parcel Identification No. 00250680-000000. 00111070-004000, 00250660-000000

Doc# 2089807  
Bk# 2813 Pg# 880

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## Warranty Deed

This Warranty Deed made this 24<sup>th</sup> day of August, 2016 between Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of Florida whose address is 258 Cunningham Lane, Big Pine Key, FL 33040, "grantor", and Patrick Garvey, whose address is 125 Cunningham Lane, Big Pine Key, FL 33040, "grantee".

Witnesseth, that said grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lots 5, 6, 7, 8, 14, 15, and 16 of Block 1 of PINE HAMMOCK, according to the plat thereof, as recorded in Plat Book 3, Page 163 of the Public Records of Monroe County, Florida

SUBJECT TO: taxes and assessments for 2016 and subsequent years; and covenants, conditions, restrictions, easements, reservations and limitations, if any, of record.

This Warranty Deed was prepared without the benefit of title examination.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

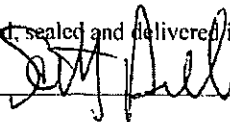
TO HAVE AND TO HOLD the same in fee simple forever.

AND said grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2015.

The terms "grantor" and "grantee" are used for singular or plural as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

  
\_\_\_\_\_

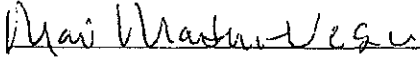
\_\_\_\_\_

Doc# 2089807  
Bk# 2813 Pg# 881



Witness Name: SUSAN JABE

Growing Hope Foundation Corporation,  
By its Vice President

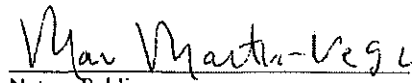


Witness Name: Mari Martin-Vegue

STATE OF FLORIDA  
COUNTY OF MONROE

The foregoing instrument was acknowledged before me this 24 day of August, 2016 by Scott Hill, Vice President of Growing Hope Foundation Corporation, who ☒ is personally known or ☐ has produced a driver's license as identification.

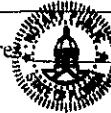
[Notary Seal]



Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires \_\_\_\_\_



**Mari Martin-Vegue**  
COMMISSION # FF185477  
EXPIRES: December 28, 2018  
WWW.AARONNOTARY.COM

MONROE COUNTY  
OFFICIAL RECORDS

155W

Doc# 1961131 12/12/2013 10:01AM  
Filed & Recorded in Official Records of  
MONROE COUNTY ANY HEAVILIN

1085.00  
17.50  
1102.50

Prepared by and return to:  
Thomas D. Wright  
Attorney at Law  
Law Offices of Thomas D. Wright Chartered  
Post Office Box 500309  
Marathon, FL 33050  
305-743-8118  
File Number: 13-180  
Will Call No.:

12/12/2013 10:01AM  
DEED DOC STAMP CL: Krye \$1,085.00

Doc# 1961131  
Bk# 2662 Pg# 1839

Parcel Identification No. 00250680-000000

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## Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 22nd day of November, 2013 between John J. Antony, a married man whose post office address is Post Office Box 121311, Clermont, FL 34712 of the County of Lake, State of Florida, grantor\*, and Growing Hope Foundation Corporation, an Ohio not for profit corporation, authorized to do business in the State of Florida whose post office address is 9956 Aviation Blvd., Marathon, FL 33050 of the County of Monroe, State of Florida, grantee\*,

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lots 5,6, 7, 8, 13, 14, 15 and 16 of Block 1 of PINE HAMMOCK, according to the Plat thereof, as recorded in Plat Book 3, Page 163, of the Public Records of Monroe County, Florida.

AND

Tract D of Pine Key Acres, Section One, as recorded in O.R. Book 509, page 1046 through 1049 of the Public Records of Monroe County, Florida.

The herein described property is not the homestead of the Grantor and his permanent place of residence is in Clermont, Florida.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

\* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

DoubleTimee

Doc# 1961131  
Bk# 2662 Pg# 1840

Signed, sealed and delivered in our presence:

Gregory Balot  
Witness Name: Gregory Balot  
Elaine Henry  
Witness Name: Elaine Henry

John J. Antony (Seal)  
John J. Antony

State of Florida  
County of LAKE

The foregoing instrument was acknowledged before me this 22 day of November, 2013 by John J. Antony, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]

Notary Public

Printed Name:

My Commission Expires:

10/14/16MONROE COUNTY  
OFFICIAL RECORDS





## Real Estate Account At 258 CUNNINGHAM Ln, BIG PINE KEY

Real Estate Account #1322466 [Parcel details](#) [Latest bill](#) [View/Print full bill history](#)

2019	2018	2017	2016	...	1998
PAID	PAID	PAID	NO TAXES DUE		PAID

Danise D. Henriquez

Real Estate 2019 Annual Bill

[Print this bill \(PDF\)](#)

Monroe County Tax Collector

Notice of Ad Valorem Taxes and Non-ad Valorem Assessments

Account number	Property Id	Escrow code	Millage code
1322466	1322466	---	100H

PAID 2020-03-06 \$780.72

Receipt #000-19-00017307

[Get Bills by Email](#)

PAYMENTS MUST BE MADE IN US FUNDS.

Owner  
GARVEY PATRICK  
258 Cunningham Ln  
Big Pine Key, FL 33043-4836

Site address  
258 CUNNINGHAM Ln  
BIG PINE KEY

Legal description  
BK 1 LT 7 PINE HAMMOCK BIG PINE KEY PB3-163 OR123-46/49 OR146-230/233 OR498-739 OR1599-2354D/C  
OR1548-836/38 OR1599-2355 ...

Full legal available: [Parcel details](#)

## Ad Valorem Taxes

Taxing authority	Millage	Assessed	Exemption	Taxable	Tax
SCHOOL STATE LAW	1.5550	88,806	0	88,806	\$138.09
SCHOOL LOCAL BOARD	1.7880	88,806	0	88,806	\$158.79
GENERAL FUND	0.7697	81,751	0	81,751	\$62.92
F&F LAW ENFORCE JAIL	1.7747	81,751	0	81,751	\$145.08
HEALTH CLINIC	0.0437	81,751	0	81,751	\$3.57
GENERAL PURPOSE	0.1725	81,751	0	81,751	\$14.10
MOSQUITO CONTROL	0.4508	81,751	0	81,751	\$36.85
M C LOCAL ROAD PATROL	0.3484	81,751	0	81,751	\$28.48
SFWM DIST	0.1152	81,751	0	81,751	\$9.42
OKEECHOBEE BASIN	0.1246	81,751	0	81,751	\$10.19
LOWER & MIDDLE KEYS FIRE & AMB	2.0792	81,751	0	81,751	\$189.98
EVERGLADES CONST PRJT	0.0387	81,751	0	81,751	\$3.25
<b>Total</b>	<b>9.2615</b>				<b>\$780.72</b>

## Non-Ad Valorem Assessments

Levying authority	Rate	Amount
No non-ad valorem assessments.		

Combined taxes and assessments: \$780.72

If paid by: Mar 31, 2020  
Please pay: \$0.00

PAID 2020-03-06 \$780.72

Receipt #000-19-00017307

[Get Bills by Email](#)















(305) 295-1000  
1001 James Street  
PO Box 6100  
Key West, FL 33040-6100  
[www.KeysEnergy.com](http://www.KeysEnergy.com)

---

UTILITY BOARD OF THE CITY OF KEY WEST

---

July 9, 2020

Patrick B. Garvey  
258 Cunningham Lane  
Big Pine Key, FL 33043

RE: Road Abandonment – Pine Drive on Big Pine Key

Dear Mr. Garvey:

Keys Energy Services (KEYS) has reviewed your request for road abandonment for Pine Drive on Big Pine Key adjacent and contiguous Lots 5, 6, 7, and 8, Block 1 of Pine Hammock, according to the Plat thereof, as recorded in Plat Book 3, Page 163, of the Public Records of Monroe County, Florida. KEYS has no objection to the proposed road abandonment, our facilities are outside of the proposed area.

If you have any question, please feel free to contact me at 305.295.1055.

Sincerely,

A handwritten signature in blue ink that reads "Matthew Alfonso". The signature is fluid and cursive, with a long horizontal line extending from the end.

Matthew Alfonso  
Engineering Supervisor  
[Matthew.Alfonos@KeysEnergy.com](mailto:Matthew.Alfonos@KeysEnergy.com)

Copied via electronic mail:  
Lynne Tejeda, General Manager & CEO  
Jack Wetzler, Assistant General Manager & CFO  
Dan Sabino, Director of Engineering & Control  
Fred Culpepper, Director of T&D  
Erica Zarate, Director of Customer Services



Fariborz Fakhralshoara  
MGR OSP PLNG & ENGRG  
DESIGN  
Engineering and Construction

AT&T  
650 United St, KEY WEST, FL  
33040

T: 786.478.2964  
ff6437@att.com

July 14, 2020

Patrick B. Garvey  
258 Cunnigham Lane  
Big Pine Key, FL 33043

**Subject:** Road Abandonment- Pine Drive on Bing Pine Key

Mr. Garvey,

On behalf of Bellsouth Telecommunications, Inc. d/b/a AT&T Florida, this letter shall serve as notice of "**non-objection**" to the vacation/abandonment of the Lane Adjacent to Lots 5 through 8 of Pine Hammock Subdivision according to recorded Plat Book 3, Page 163 of Public Records and Tract D of Pine Acres in Big Pine Key of Monroe county.

Please contact Fariborz Fakhralshoara at 786-478-2964 for any further assistance.

Sincerely,

A handwritten signature in black ink, appearing to be "Fariborz Fakhralshoara", written over the word "Sincerely,".

Fariborz Fakhralshoara  
MGR OSP PLNG & ENGRG DESIGN  
Construction & Engineering-SE  
SE Network Operations  
South Florida District.





Patrick Garvey &lt;patrickbgarvey@gmail.com&gt;

---

**Email and Contact Info**

---

**Clarke-Judith** <Clarke-Judith@monroecounty-fl.gov>

Fri, Jul 10, 2020 at 8:30 AM

To: Patrick Garvey &lt;patrickbgarvey@gmail.com&gt;

Good Morning – this section of right-of-way that is proposed to be abandoned is an unimproved roadway/right-of-way that does not currently serve vehicle traffic so there is no need for a turnaround on it.

Sincerely,

**Judith S. Clarke, P.E.**

Director of Engineering Services

Monroe County

1100 Simonton Street

Key West, Florida 33040

Office: 305-295-4329

Fax: 305-295-4321

Clarke-judith@monroecounty-fl.gov

---

**From:** Patrick Garvey [mailto:patrickbgarvey@gmail.com]**Sent:** Friday, July 10, 2020 7:51 AM**To:** Clarke-Judith**Subject:** Re: Email and Contact Info

...

**CAUTION:** This email originated from outside of the County. Whether you know the sender or not, do not click links or open attachments you were not expecting.

[Quoted text hidden]



**Kevin Madok, CPA**

Clerk of the Circuit Court & Comptroller – Monroe County, Florida

**DATE:** July 14, 2020

**TO:** Emily Schemper, Senior Director  
Planning & Environmental Resources

**FROM:** Pamela Hancock, D.C.

**SUBJECT:** May 20<sup>th</sup> BOCC Meeting

---

Enclosed is the original Letter of No Objection (for Patrick Garvey - Item H3) from the County Commission, as an adjacent property owner, for a future proposed Right of Way abandonment for Pine Drive on Big Pine Key, whereby half of the right of way would go to Mr. Garvey and the remaining half would go to Monroe County and the State of Florida (BOT TIIF).

Should you have any questions please feel free to contact me at (305) 292-3550.

cc: County Attorney  
Finance  
File

---

KEY WEST  
500 Whitehead Street  
Key West, Florida 33040  
305-294-4641

MARATHON  
3117 Overseas Highway  
Marathon, Florida 33050  
305-289-6027

PLANTATION KEY  
88820 Overseas Highway  
Plantation Key, Florida 33070  
305-852-7145

PK/ROTH BUILDING  
50 High Point Road  
Plantation Key, Florida 33070  
305-852-7145

# County of Monroe

## The Florida Keys



### BOARD OF COUNTY COMMISSIONERS

Mayor Heather Carruthers, District 3  
Mayor Pro Tem Michelle Coldiron, District 2  
Craig Cates, District 1  
David Rice, District 4  
Sylvia J. Murphy, District 5

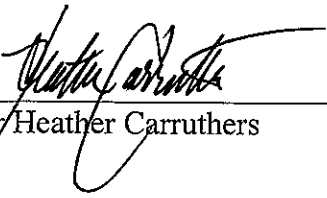
July 14, 2020

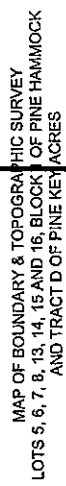
Re: Right-of-Way Abandonment Application Adjacent Property Owners Consent

A right-of-way abandonment request made by Mr. Patrick Garvey will affect properties owned by the Monroe County BOCC. The description of the right-of-way proposed to be abandoned is the north portion of Pine Drive on Big Pine Key and is surrounded on the west by Tract D and E, Pine Key Acres, on the north by Don's Court, and on the east by Block 1, Lots 5-10 and Lots 13-16, Pine Hammock Subdivision, Plat Book 3, Page 163. The Monroe County BOCC owns Lots 9 and 10 of Block 1 of Pine Hammock Subdivision, Plat Book 3, Page 163 of the Public Records of Monroe County, Florida. Tract D to the west of the right-of-way is owned by the State of Florida (BOT THIF). The remaining lots to the east, and Tract E to the west are owned by Mr. Garvey.

The applicant has furnished to the BOCC a drawing that clearly indicates the proposed portion of right-of-way to be abandoned on Pine Drive on Big Pine Key and its relationship to the BOCC owned properties. The Monroe County BOCC hereby consents to the proposed abandonment as described and depicted, for the purposes of ROW abandonment application requirements. Full review of the ROW abandonment request will proceed by the requirements of MCC Section 19-1 and Florida Statute.

BOARD OF COUNTY COMMISSIONERS  
OF MONROE COUNTY, FLORIDA

  
\_\_\_\_\_  
Mayor Heather Carruthers



**LEGAL DESCRIPTION - OFFICIAL RECORDS BOOK 2602, PAGE 1839**  
 Lots 5, 6, 7, 8, 13, 14, 15 and 16 of Block 1 of PALM HARBOR, according to the Plat thereof, as recorded in Plat Book 2, Page 182, of the Public Records of Monroe County, Florida.

**AND**

Tract D of Pine Key Area, Section One, as recorded in O.R. Book 526, page 1748, Township 34S of the Public Records of Monroe County, Florida.

[illegible]REVISION 125-17. ADD AREA OF REQUESTED ROAD ADJUSTMENT.  
DESCRIPTION AND RELATED NOTES

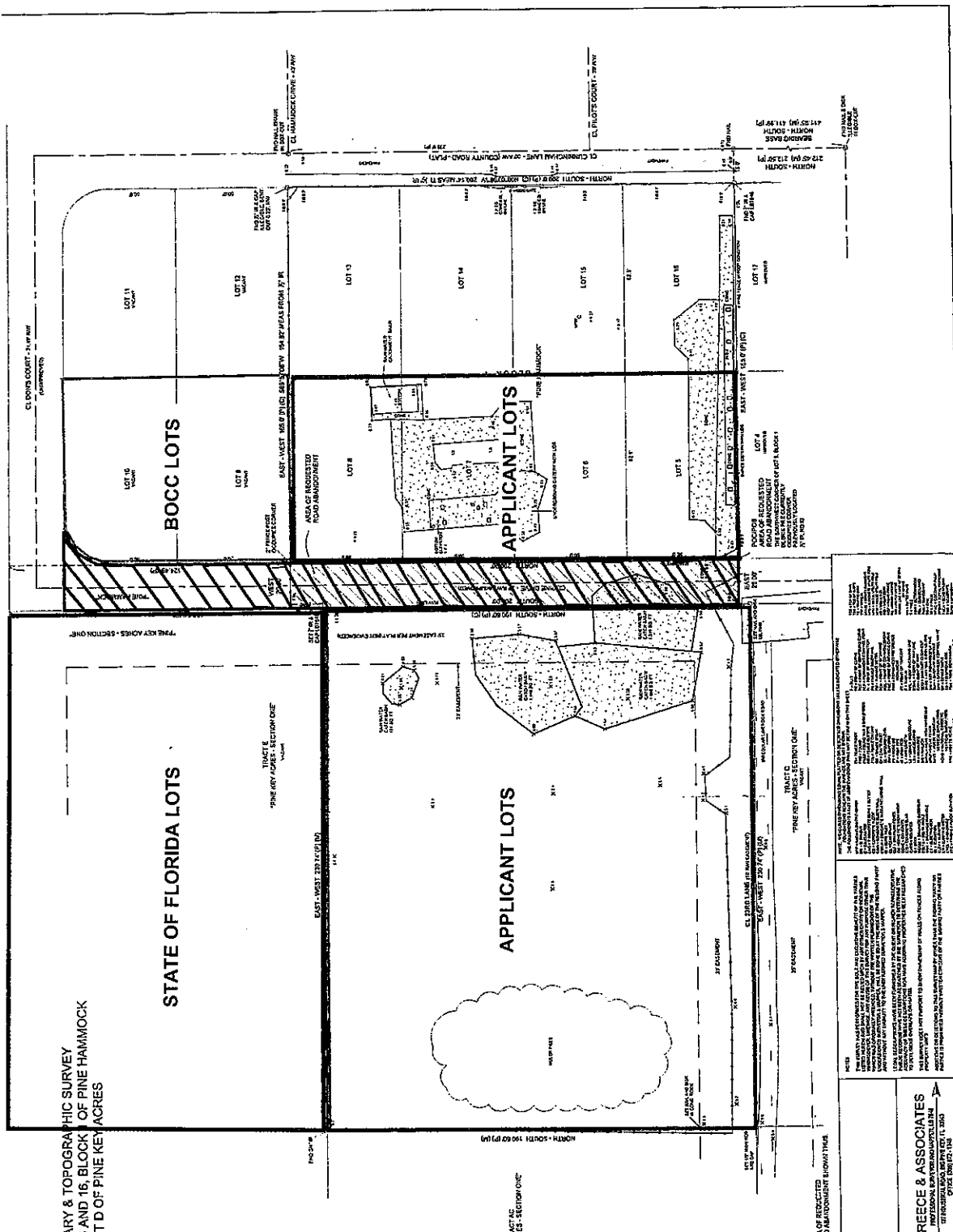
**CERTIFIED TO -**

PATRICK CURVEY

**REECE & ASSOCIATES**  
PROFESSIONAL ENGINEERS AND ARCHITECTS P.A.  
121 INDUSTRIAL BLVD. AND PARK CT., 11, 30543  
OFFICE (800) 472-1348  
FAX (601) 472-5621

[illegible]

104-10367-1236



APPLICATION

ADJACENT PROPERTY OWNERS CONSENT TO ABANDON

Before me this day personally appeared \_\_\_\_\_ who, being duly sworn, deposes and says:

I, Board of Trustees of the Internal Improvement Trust Fund of Florida, am the owner of  
Parcel ID #'s 26662900111370000000 & 26662900111070005000

\_\_\_\_\_  
(legal description of property).

I have been furnished a drawing which clearly indicates the right-of-way to be abandoned and its relationship to my property. I hereby consent to the abandonment of the described petition site, which is adjacent to the property as described above.

Signature: [Signature]

Date: 11/4/2019

Brad Richardson, Senior Management Analyst Supervisor, Department of Environmental Protection, for and on behalf of the Board of Trustee of the Internal Improvement Trust Fund of Florida  
STATE OF Florida

COUNTY OF Leon

Sworn to and subscribed before me this 4<sup>th</sup> day of November, 2019,

by Brad Richardson, who is personally known to me OR produced  
(PRINT NAME OF PERSON MAKING STATEMENT)

Personally Known as identification.  
(TYPE OF ID PRODUCED)

[Signature]  
Signature of Notary Public

Print, Type or Stamp Commissioned Name of Notary Public  
My commission expires:  


PLEASE NOTE: IF A PROPERTY IS JOINTLY OWNED ALL OWNERS MUST SIGN. IF PROPERTY IS HELD IN AN ESTATE, PROOF OF SIGNING AUTHORITY IS REQUIRED.

